

LUXURIOUS 6-BED VILLA WITH LOVELY GARDENS VERY CLOSE TO THE BEACH IN TAVRONITIS



**REF:
YHOC-032**



**PRICED AT:
€570,000**

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HOUSE SIZE: 268m²

PLOT SIZE: 2,356m²

Luxury high quality five-bedroom villa for sale in Tavrionitis, just a couple of minutes from the beach!!

Detached 5-bed villa set in rural area, yet only a short walk to the lively village of Tavrionitis and to the beach.

A house with a history, built about 30 years ago and that originally belonged to a sea captain who held wonderful music events and parties.

INTERIOR

When the present owners bought the house, they wanted to restore it to its former glory and so have kept as many of the original features as possible; working to restore the wooden shutters rather than replace with aluminium. One such feature is the tiled painting of a landscape with castles in the master bathroom whose signature reads as 'Merlino'. They upgraded all the plumbing to allow the modern conveniences of powerful showers and completely re-wired the house with a mix of both antique and modern chandeliers.

Restored lovingly, the villa has many original features with a grand wooden staircase leading up to a wonderful split level living and dining area as you walk through the front door. In the entrance hall another feature is a hall cabinet of wooden sculpted pieces, an unusual place to hang your hats and coats.

Here you will find the lower bedroom with a vintage tiled en-suite bathroom. Still on the same floor there is another double bedroom with modern ceiling to floor wardrobes and is currently the sellers' office and where they keep family items that are removed before holiday guests come. It has a separate entrance (currently boarded). The room is a good size double and one could easily add a fourth en-suite bathroom as the plumbing is there.

Up the steps, in the centre, is an enclosed glass-arched courtyard with the rooms built around it. It brings in the wonderful daylight but is also good for stargazing on a clear night.

The 4 large double bedrooms are positioned east and west around the glass centrepiece; the master bedroom is equipped with an en-suite bathroom complete with a tub, a shower, 2 sinks and a wooden floor.

The two double bedrooms in the east side wing both have large patios leading to the gardens. Between these 2 rooms there is a spacious shower room with a glass shower cubicle and beige coloured tiles.

The well-equipped spacious kitchen is a separate room through glass doors. It comes fully equipped with stainless steel electric appliances, plenty of cupboards for storage and it includes a dishwasher. Next to the kitchen there is also a separate utility room which houses the washing machine and the tumble dryer.

The split level lounge consists of 2 parts, a lower level sofa area and an upper level area with the dining table. The lower area is provided with a fire place and an air-conditioning unit. Large sliding patio doors open to the covered arched porch, ideal for outdoor living, access to the garden and enjoying a superb view over the sea.

EXTERIOR

A metal gate opens to the plot, a large driveway and the pebbled area with ample parking. The main entrance is protected by a large covered and arched porch and a stone paved area where you could install outdoor furniture.

The entire plot is fenced, walled and landscaped. The garden wraps around the house and consists of small paths, a small lawn, a fenced area for chickens and rabbits in case wanted, and a variety of flowers, bushes and trees. To the back of the house is a tall storage building.

Over 20 fruit trees can be found in the garden, including apricot, peach, lemon, lime, two avocado trees, several producing olive trees and many more.

Well established rose climber and wisterias form roofs to the back kitchen patio and the front area. The garden has been designed by an English landscaper creating a series of hidden private areas utilising large conifers and trees.

To the back is a grassed area which would be a perfect location for a 40sqm or 50sq swimming pool and room to build a pool house if desired.

It is a place to forget everything, to relax and unwind watching the panoramic sea views or just sitting on one of the many patios enjoying the views, swathes of Lavender; herbs; fruit orchard and wrap around gardens.

THE AREA

The villa is located just a 10 minutes' walk from the centre of Tavronitis, a welcoming seaside village that offers an array of amenities and which remains open all year round.

This house is a comfortable home away from home but can also be a holiday rental villa with high rental potential.

A house with character, built to the highest standards with a modern design, luxury fittings throughout and stunning unobstructed views.



FEATURES

- Solar panels
- Extra storage space
- Fireplace
- Fully equipped kitchen (including dishwasher)
- Landline & Internet
- Electrical appliances
- Wooden shutters & frames
- Wardrobes
- External taps
- Some furniture included
- Immersion heater
- Private enclosed parking
- Fully walled & landscaped garden
- Watering system

